

Statement of Information

Single residential property located in the Melbourne metropolitan area

Sections 47AF of the Estate Agents Act 1980

Property offered for sale

Address
Including suburb and
postcode 28 LYALL STREET, CRANBOURNE, VIC 3977

Indicative selling price

For the meaning of this price see consumer.vic.gov.au/underquoting

Single Price: \$650,000

Median sale price

Median price \$450,000 House ☒ Unit ☐ Suburb CRANBOURNE
Period 01 January 2017 to 31 March 2017 Source 

Comparable property sales

These are the three properties sold within two kilometres of the property for sale in the last six months that the estate agent or agent's representative considers to be most comparable to the property for sale.

Address of comparable property	Price	Date of sale
2 CONNIE CRT, CRANBOURNE, VIC 3977	*\$760,000	29/03/2017
2 AVERNE ST, CRANBOURNE, VIC 3977	Price Withheld	22/03/2017
28 FAIRBAIRN RD, CRANBOURNE, VIC 3977	\$675,000	13/02/2017